

**ZONING PLAN OF RESIDENTIAL COLONY NAMED UNIWORLD RESORTS IN SECTOR 33 AND 48, GURGAON BEING DEVELOPED BY UNITECH LTD. FOR PURPOSES OF RULE 38(MB) & 48(2) OF THE PUNJAB SCHEDULED ROADS AND CONTROLLED AREAS RESTRICTION OF INREGULATED DEVELOPMENT RULES, 1965.**

TABLE BELOW

PERMISSIBLE USE OF LAND ON THE PORTION	TYPE OF BUILDING PERMISSIBLE ON THE PORTION
ROAD	ROAD FURNITURE AT APPROVED PLACES
PUBLIC OPEN SPACES	TO BE USED ONLY FOR LANDSCAPE FEATURES
RESIDENTIAL MAIN	MAIN RESIDENTIAL BUILDINGS
COMMERCIAL	AFTER SUPPLEMENTARY ZONING PLAN TO BE APPROVED SEPARATELY FOR EACH SITE
INSTITUTIONS	COMMUNITY BUILDINGS

**PROPORTION OF THE SITE WHICH MUST BE COVERED WITH BUILDINGS:**  
The proposed site, which is a site for the construction of buildings, shall be in accordance with the following table.

AREA OF SITE	PERMISSIBLE COVERAGE ON GROUND	MAXIMUM PERMISSIBLE COVERAGE ON ROOF
1. For the first 200 sq. mts. of the total area of the site.	50% of the area of the site.	50% of the area of the site.
2. For the next 200 sq. mts. of the total area of the site.	40% of the area of the site.	40% of the area of the site.
3. For the next 200 sq. mts. of the total area of the site.	30% of the area of the site.	30% of the area of the site.
4. For the next 200 sq. mts. of the total area of the site.	20% of the area of the site.	20% of the area of the site.

**MAXIMUM PERMISSIBLE FLOOR AREA AND MAXIMUM PERMISSIBLE HEIGHT:**  
The maximum permissible floor area and maximum permissible height of the buildings shall be in accordance with the following table.

AREA OF THE SITE	MAXIMUM PERMISSIBLE FLOOR AREA (SQ. MTS.)	MAXIMUM PERMISSIBLE HEIGHT (MTRS.)
1. For the first 200 sq. mts. of the total area of the site.	1.48	11 Meters
2. For the next 200 sq. mts. of the total area of the site.	1.08	11 Meters
3. For the next 200 sq. mts. of the total area of the site.	0.88	11 Meters
4. For the next 200 sq. mts. of the total area of the site.	0.68	11 Meters

**NOTE:-** In case of possible ground coverage as permitted in the table it is not possible to achieve on the ground floor.

**IN CASE OF POSSIBLE GROUND COVERAGE AS PERMITTED IN THE TABLE IT IS NOT POSSIBLE TO ACHIEVE ON THE GROUND FLOOR.**

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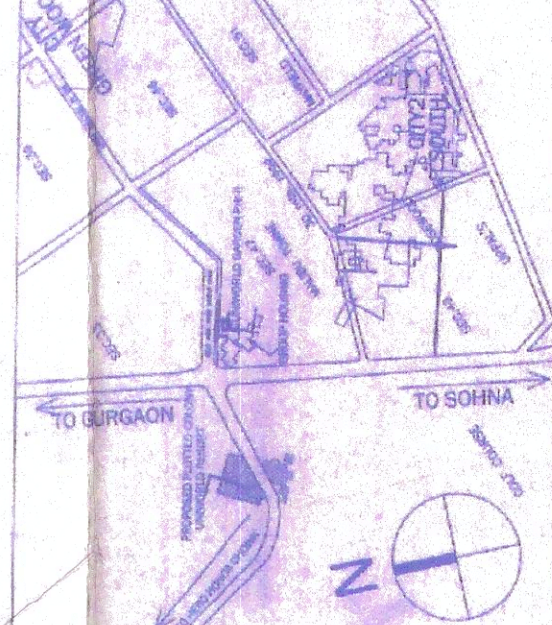
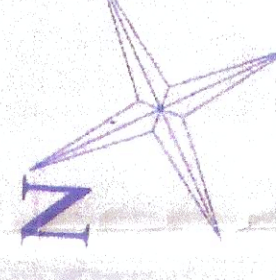
F1

SEZ  
24.807 ACRES

GREEN POCKET-A  
8.50 ACRES

**SITE PROPOSED FOR CONVERSION OF PLOTS IN TO MIX LAND USE UNDER CLAUSE 10 PARA 4 OF TDP POLICY DATED 08.02.2016 AREA MEASURING 2.22 ACRES. ALREADY LICENCED FOR PLOTTED DEVELOPMENT, PROPOSED TO BE DEVELOPED BY SIGNATURE SATVA INFRA TECHNOLOGY PVT. LTD.**

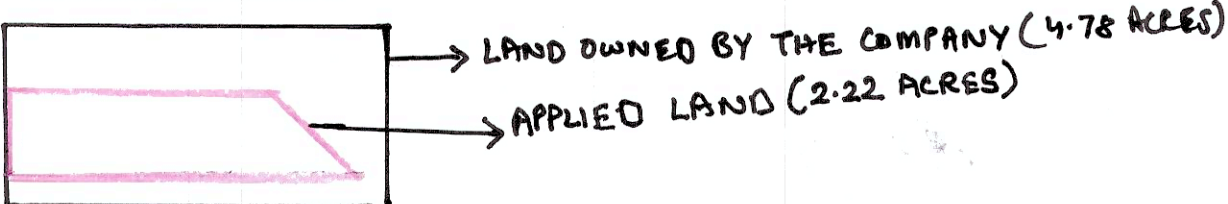
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- TYPE-A (840 SQMTRS.)
- TYPE-B (420 SQMTRS.)
- TYPE-C (300 SQMTRS.)
- TYPE-D (200 SQMTRS.)
- TYPE-E (150 SQMTRS.)
- TYPE-F (50 SQMTRS.)



LEGEND



PLOT AREA	=	2.22000	ACRES				=	8984.007	SQM
AREA UNDER ZONNING								AREA	
A	96.810	X	52.580				=	5090.270	SQM
B	50.390	X	52.580				=	2649.506	SQM
C	22.800	X	26.290	÷ 2			=	299.706	SQM
D	22.800	+	48.830	÷ 2	x	26.290	=	941.500	SQM
			TOTAL				=	8980.982	SQM
						Total		2.2193	ACRES

SAYS = 2.22 ACRES

PROJECT NAME & ADDRESS :

Demarcation plan of Group Housing Colony over an area measuring 2.22 acre bearing khasra nos. 7//3/2min and 4min total 8980.99 Sqm or 2.22 acres falling in the revenue estate of village Tikri, Sector-48, Gurugram - Signature Sattva Infra Technology Pvt. Ltd.

(LOI No. LC-4484/Asstt(RK)/2023/35215 Dated 19.10.2023)

OWNER NAME :

Signature Sattva Infra Technology Private Limited  
Director / Authorised Signatory

M/s Signature Sattva Infra Technology Pvt. Ltd.

ARCHITECT'S SIGNATURE :

MADHVI SINGH

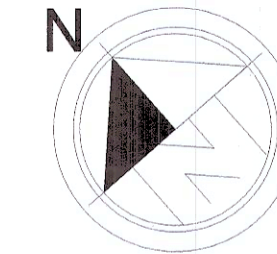
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DRAWING TITLE :

DEMARICATION PLAN

A2 Size SCALE :

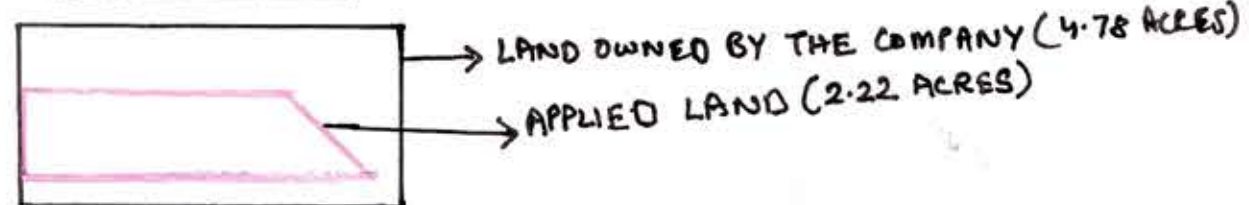
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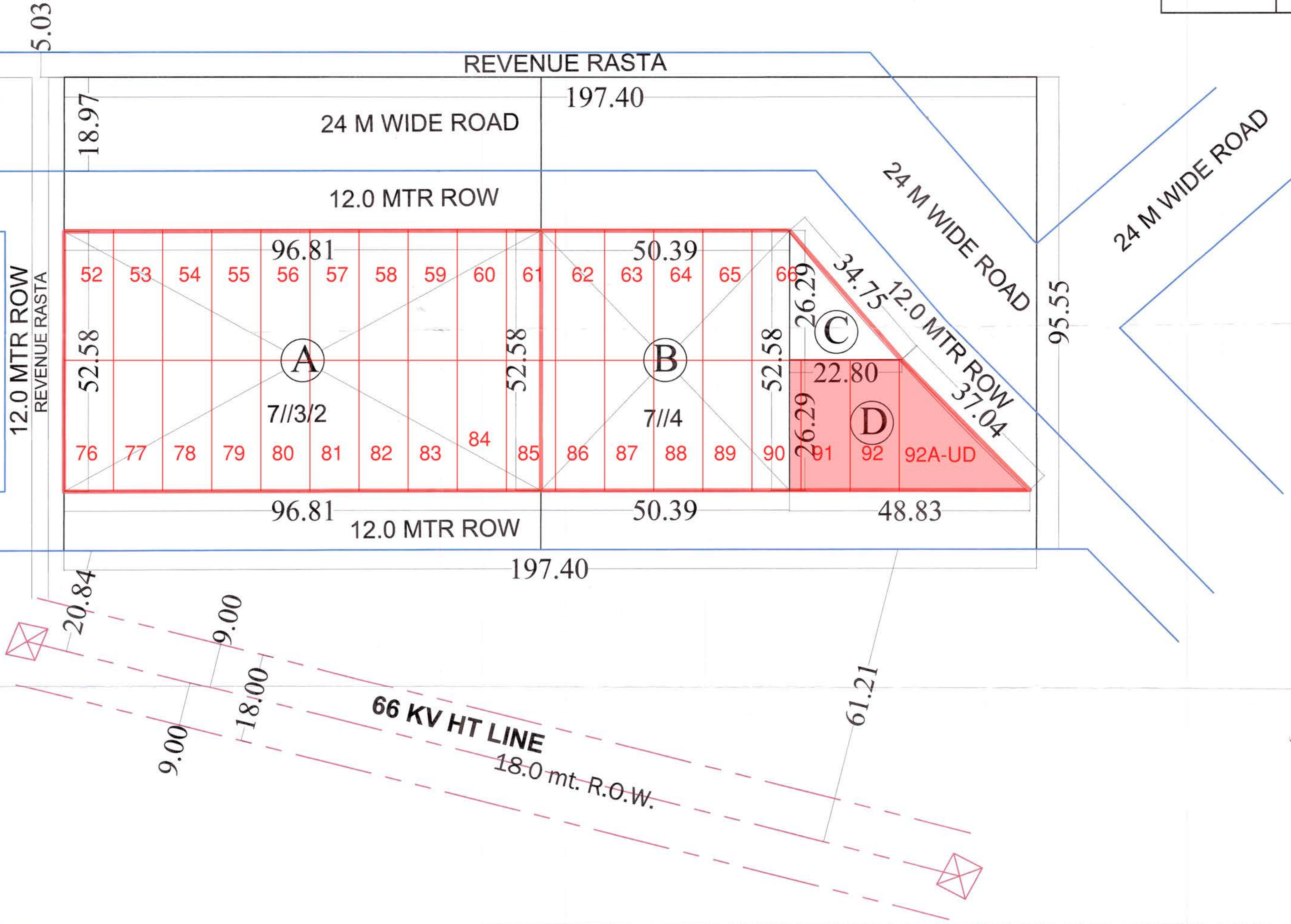


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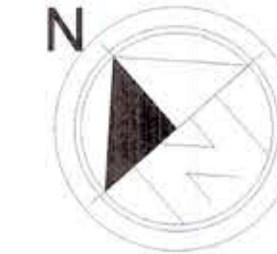
ARCHITECT'S SIGNATURE :

DRAWING TITLE :

DEMARCATIION PLAN

A2 Size SCALE :

NORTH :



1 : 800